

## 2013 WARRANT



## TOWN OF NEW BOSTON

To the Inhabitants of the Town of New Boston, New Hampshire in the County of Hillsborough, in said State qualified to vote in Town Affairs:

You are hereby notified in accordance with SB-2, the first session of all business other than voting by official ballot shall be held on Monday, February 4, 2013 at 7:00 pm, at the New Boston Central School. The first session shall consist of explanation, discussion, and debate of each warrant article. Warrant Articles may be amended, subject to the following limitations:

- (a) Warrant Articles whose wording is prescribed by law shall not be amended.
- (b) Warrant Articles that are amended shall be placed on the official ballot for final vote on the main motion, as amended.

The second session of the annual meeting, to vote on questions required by law to be inserted on said official ballot and to vote on all warrant articles from the first session on official ballot shall be held on Tuesday, the twelfth of March 2013 from 7:00 am until 7:00 pm to act upon the following:

### **Article 1**

Selectman for 3 years: (One seat)

Cemetery Trustee for 3 years: (One seat)

Cemetery Trustee for 2 years: (One seat)

Fire Ward for 3 years: (Two seats)

Library Trustee for 3 years: (Three seats)

Library Trustee for 1 year: (One seat)

Trustee of the Trust Funds for 3 years: (One seat)

**Article 2.** Are you in favor of the adoption of the following amendment to the existing Town Zoning Ordinance as proposed by the Planning Board?

To amend the New Boston Zoning Ordinance, Article II, Establishment of Districts and District Regulations, Section 204.6, Wetlands Conservation and Stream Corridor District, as follows:

Delete existing Section 204.6, E, Conditional Uses, and replace it with the following:

E. Conditional Uses

1. A Conditional Use Permit issued by the Planning Board (RSA 674:21,II) shall be required for the construction of roads and other access ways, and for utility pipelines, powerlines, and other transmission ways provided that all of the following conditions are found to exist:
  - a. The proposed activity minimizes the degradation to, or loss of, wetlands and wetland buffers, and compensates for any adverse impact to the functions and values of wetlands and wetland buffers. Items to be considered include the capacity of the wetland to: support fish and wildlife; prevent flooding; supply and protect surface and ground waters; control sediment; control pollution; support wetland vegetation; promote public health and safety; and, moderate fluctuations in surface water levels.
  - b. The proposed activity will have no substantive negative environmental impact to abutting or downstream property and/or hydrologically connected water and/or wetland resources. Items to be considered include: erosion; siltation; turbidity; loss of fish and wildlife; loss of unique habitat having demonstrable natural, scientific, or educational value; loss or decrease of beneficial aquatic organisms and wetland plants; dangers of flooding and pollution; destruction of the economic aesthetic, recreational and other public and private uses and values of the wetlands to the community.
  - c. The proposed activity or use cannot practicably be located elsewhere on the site to eliminate or reduce the impact to the wetland or its buffer.
  - d. The proposed activity utilizes applicable best management practices.
  - e. The burden of proof relative to the criteria listed above is upon the applicant and may be submitted as part of the required site plan or in a separate narrative report.
2. Completed Conditional Use Permit Application
  - a. A completed application must include sufficient information to allow the Board to proceed with consideration and to make an informed decision.

- b. The following shall be required for, and constitute, a completed Conditional Use Permit Application:
  - i. An application for Conditional Use Permit and Checklist to be provided by the Planning Board and properly filled out and executed by the applicant. In the event that the applicant is not the owner of record, the owner of record must also sign the application form in the space provided. The application form and checklist shall be filed with the Office of the Planning Board/Planning Department in accordance with Section 204.6.E.4.
  - ii. A list of names and mailing addresses which shall include the applicant; the owner, if different from the applicant; all abutters as indicated in town records (a cross-check with the Hillsborough County Registry of Deeds is advisable); holders of conservation, preservation or agricultural preservation restrictions as defined in RSA 477:45, compiled not more than five (5) days before the date of delivery of the application; and the name and business address of every licensed professional whose seal appears on the plan.
  - iii. A check payable to the Town of New Boston to cover filing fees, mailing, advertising, and other reasonable costs as provided in Section 204.6.E.10.
  - iv. Four (4) paper print copies and eight (8) legible 11" x 17" copies of the site plan prepared by a surveyor licensed in the State of New Hampshire or a professional engineer, and including, but not limited to the requirements in Section 204.6.E.3.

**Note: Plans or other documents that include a copyright notation shall expressly exempt the Town of New Boston from such copyright restrictions and shall allow copying of said plans or other documents as needed by the Town to perform the functions set forth in this ordinance.**

- c. The following items are not required for a completed application, but are required for final approval. The Board may grant final conditional approval contingent upon receipt of the following additional items if required for the subject application:
  - i. Construction estimates, including the proposed form and amount of the performance security to be submitted to the Town of New Boston.
  - ii. Driveway Permit(s) if required by any other rule, statute or regulation.
  - iii. Any and all other approvals and/or permits from local or state agencies, as required, including, but not limited to, State of New Hampshire Wetland Bureau Dredge & Fill Permit, and, State of New Hampshire Alteration of Terrain (AoT) Permit as governed by RSA 485-A:17, submission of such approval to the Board to include a set of the plans approved by the State under that permitting process.

- d. If the Planning Board requires the review of material by an outside consultant, or the creation and submission of special studies, the cost of same shall be borne by the applicant.
- e. The Planning Board may require additional submission items as it deems necessary to review the application.
- f. The Applicant bears the burden of persuasion, through submission of sufficient evidence and testimony that the proposed work will satisfy the specific requirements and conditions established in this ordinance.

### 3. Conditional Use Permit Plan Layout

The Conditional Use Permit site plan shall be submitted in the number of copies specified in Section 204.6.E.2.iv. The plan should show, or be accompanied by such forms of, the following information as the Board may deem applicable:

#### 3.1 Existing Data and Information

- a. Location of site (Locus Map) showing main traffic arteries and north arrow.
- b. The boundary lines of the lot, including bearings and distances, and the area of the lot in acres.
- c. Tax Map and Lot Number, names and addresses of owners of record, abutting land owners indicated in the New Boston town records (a cross-check with the Hillsborough County Registry of Deeds is advisable) not more than five days before the day of filing, and all holders of conservation, preservation or agricultural preservation restrictions as defined in RSA 477:45, and the New Hampshire Department of Environmental Services Dam Bureau, as necessary (see RSA 676:4,I,(d),(2)).
- d. Name and address of every engineer, land surveyor, wetland scientist, soil scientist, or other professional, licensed in the State of New Hampshire whose professional seal appears on the plan.
- e. The graphic and written scale of the plans; date of plan preparation and revision; north point.
- f. The size, shape, height and location of existing structures located on the site.
- g. Driveways within 200 feet.
- h. The existing grades, drainage systems, structures and topographic contours at intervals not exceeding five feet.

- i. Existing public and private utilities and infrastructure (including septic systems and wells) and all existing landscaping. This shall include the location and size of existing public utilities and infrastructure that are located off-site, with which connection is planned, or located within 100 feet of the site.
- j. Natural features such as, but not limited to, steep slopes, streams, marshes, lakes or ponds, ledge outcroppings and vegetation. Manmade features such as, but not limited to, existing roads and structures, culverts, and road crossing culverts.
- k. One hundred year flood elevation line shall be included, where applicable.
- l. Soils information for design purposes from a National Cooperative Soil Survey (NCSS) soil series map, or a Site Specific Soils Map prepared in accordance with Section V-T of the Subdivision Regulations.

### 3.2 Proposed Plan and Information

- a. Proposed grades, drainage systems, and topographic contours at intervals not exceeding five feet.
- b. Proposed structures such as culverts and headwalls, their size, shape, height and location.
- c. The size and location of proposed public and private utilities and infrastructure.
- d. A stormwater management plan as specified in Section V-U of the Subdivision Regulations, including plans for retention and slow release of stormwater where necessary.
- e. Area of encroachment into the wetlands in acres and square feet.
- f. If the Conditional Use Permit application is related to a road or driveway, profiles and cross sections at every 50 feet.
- g. Construction details, as well as a construction sequence, including, but not limited to temporary and/or permanent erosion control measures.
- h. A plan note regarding the required Conditional Use Permit Compliance Statement as noted in Section 204.6.E.9.
- i. Sign off block for Board approval. Endorsement statement shall read:  
"Conditional Use Permit Site Plan approved by the New Boston Planning

Board on \_\_\_\_\_. Certified by, \_\_\_\_\_,  
Chairman, and by \_\_\_\_\_, Secretary."

4. Filing and Submission of Completed Conditional Use Permit Application

- a. The completed application shall be filed with the Office of the Planning Board/Planning Department at least 15 days prior to a scheduled public meeting of the Board, as provided for in this Section.
- b. The completed application shall be formally submitted to and accepted by the Board only at a regularly scheduled public meeting after due notification to the owner, applicant, abutters, holders of conservation, preservation and agricultural preservation restrictions, and, every licensed professional whose seal appears on the plans, and the general public of the date the completed application will be submitted to and heard by the Board.
- c. The Board shall reject all applications not properly completed and shall render a written decision pursuant to RSA 676:3 describing the information, procedure or other requirement necessary for the application to be complete. In addition to notifying the applicant, the decision shall be placed on file in the Office of the Planning Board/Planning Dept. and made available for public inspection within 5 business days after the decision is made.
- d. An application shall not be considered incomplete solely because it is dependent upon the issuance of permits or approvals from other governmental bodies; however, the Planning Board may condition approval upon the receipt of such permits or approvals in accordance with Section 204.6.E.2.c.
- e. Applications may be disapproved by the Board without a public hearing on grounds of failure of the applicant to supply any information, pay fees, or meet any reasonable deadlines required by these regulations or the Board. A Notice of Denial shall be provided indicating the reason(s) for disapproval and said Notice shall be placed on file in the Office of the Planning Board/Planning Dept. and made available for public inspection within 5 business days after the decision is made.

5. Board Action on Completed Conditional Use Permit Application

- a. The Board shall, at the next regular meeting or within 30 days of its delivery to the Office of the Planning Board/Planning Department for which notice can be given in accordance with Section 204.6.E.7., determine if the submitted application is complete, and shall vote upon its acceptance. The Board shall act to approve, conditionally approve or disapprove the completed application and final plat within 65 days after the determination of the completeness of the application, subject to extension or waiver as provided for in accordance with RSA 676:4,I(f), as amended.

- b. No construction, building or improvements shall occur on any lands included in the final plan submission until final or conditional approval of a completed application has been granted.
- c. In the case of disapproval of any plat submitted, the grounds for such disapproval shall be adequately stated in the records of the Planning Board.
- d. In the event that conditions precedent or subsequent are a condition of final approval, no bonds or other security shall be released until all conditions precedent or subsequent have been met, and, a Conditional Use Permit Compliance Statement has been received, or, if required under Section 204.6.E.6., a compliance hearing is held.
- e. Notwithstanding any final approval, no occupancy permits for structures accessed via the access way constructed under the Conditional Use Permit shall be issued until satisfactory completion of all conditions precedent and/or subsequent is confirmed by the Board, except upon such terms as the Planning Board may have authorized as part of its decision approving the plan, and failure to satisfy conditions required may constitute grounds for revocation of approval.

6. Public Hearings

- a. Before the Conditional Use Permit application is approved or disapproved, a public hearing shall be held as required by RSA 676:4,I,(e) and notice to the owner, applicant, abutters, holders of conservation, preservation and agricultural preservation restrictions, and every licensed professional whose seal appears on the plans, and the general public shall be given in accordance with Section 204.6.E.7. The Conditional Use Permit application hearing may occur simultaneously with a Subdivision or Non-Residential Site Plan Review.
- b. The Planning Board will consider the Applicant's responses to the conditions under 204.6.E.1., above. The Planning Board may also consider the impacts of the application on the public health and safety of the community as well as the adequacy of existing or proposed public utilities. The proposed work shall not necessitate unreasonable public expenditures to provides sufficient public services.
- c. If the Board places a condition precedent on the approval (one to be fulfilled before construction can commence, such as obtaining an easement, posting a bond, etc.) such approval shall become final without further public hearing being required, upon evidence submitted by the applicant of the satisfactory compliance with the conditions imposed. This may occur only when the conditions precedent are:

- i. Minor plan changes whether or not imposed by the Board as a result of public hearing, compliance with which is administrative and which does not involve discretionary judgment; or,
  - ii. Conditions which are in themselves administrative and which involve no discretionary judgment on the part of the Board; or,
  - iii. Conditions with regard to the applicant's possession of permits and approvals granted by other boards or agencies, including State and federal permits.
- d. Such conditions may include a statement notifying the applicant that an approval is conditional upon the receipt of State or federal permits relating to a project, however, the Planning Board may not refuse to process an application solely for lack of said permits.
- e. All conditions not specified in this section as minor, administrative, or relating to issuance of other approvals shall require a noticed public hearing at which affected parties will have an opportunity to review and comment on the developer's compliance with the condition(s) precedent. Notice shall be provided as in Section 204.6.E.7.

## 7. Notices

- a. Notice of the submission of a Conditional Use Permit Application shall be given by the Board to the owner, applicant, abutters, holders of conservation, preservation and agricultural preservation restrictions, and every licensed professional whose seal appears on the plans by certified mail at least ten (10) days prior to the submission, and to the general public at the same time by posting in at least 2 public places in the town. The notice shall give the date, time and place of the Board meeting at which the Conditional Use Permit Application will be formally submitted to the Board, and shall include a general description of the proposal which is the subject of the application or of the item to be considered and shall identify the applicant and the location of the proposed subdivision.
- b. For any public hearing on a completed application, the same notices as required for notice of submission of the completed application shall be given. If the notice of public hearing has been included in the notice of submission or any prior notice, additional notice of the public hearing is not required. Additional notice shall not be required of an adjourned session of a hearing if the date, time and place of the adjourned session was made known at the prior hearing.

## 8. Issuance of Decision

- a. The Planning Board shall issue a final written decision which either approves, conditionally approves, or disapproves the application. If the



application is not approved, the Board shall provide the applicant with written reasons for the disapproval. Decisions regarding incomplete applications shall be made as provided in Section 204.6.E.4.

- b. The Planning Board's decision shall be placed on file in the Office of the Planning Board/Planning Department and shall be made available for public inspection within 5 business days after the vote to approve, conditionally approve or disapprove the application is made. A copy of the decision shall be made available to the applicant.
- c. The applicant shall comply with all conditions, precedent and subsequent, receive final approval, and complete all construction associated with the Conditional Use Permit within two (2) years from the date of approval. The Planning Board may grant extensions for additional years, not to exceed five (5) years from the original approval date, upon request by the Applicant in writing.

9. Inspection and Compliance

- a. In order to receive a certificate of occupancy, a "Conditional Use Permit compliance statement" must be filled out and stamped by a professional engineer or Certified Professional in Erosion and Sediment Control (CPESC) who has certified that he or she has the requisite experience and certifications to meet the design requirements, including expertise in site grading, site drainage, erosion control, hydrology, and soils or by a person specified by the board. The form must indicate that the professional has inspected the affected area(s), and that the Conditional Use Permit and plan has been complied with.
- b. In certain situations (where there is minimal structural impact, for example), the use of a professional engineer or licensed land surveyor with a certification in erosion and sediment control may not be required. The applicant may approach the Board in those situations to request a waiver to this requirement and to propose to the Board their alternative suggestion for who will carry out the inspection required below.
- c. In order to release the performance bond, the requirements of Section 204.6.E.9.a., above, must be met and the qualified professional must attest that the affected area(s) have been adequately, and verifiably stabilized. The applicant shall forward a copy of the "Conditional Use Permit Compliance Statement" to the Planning Board in order for the Board to release the performance bond. The Planning Board may disagree with the findings of any inspector and require that the board or their designee perform an independent inspection prior to the release of the performance bond. The Planning Board reserves the right to require a compliance hearing to confirm compliance with the Conditional Use Permit plan and application. The

Planning Board also reserves the right to require an As-Built plan to be submitted.

CONDITIONAL USE PERMIT COMPLIANCE STATEMENT

I hereby certify that I \_\_\_\_\_ (PRINT NAME), a professional engineer or Certified Professional in Erosion and Sediment Control (CPESC) with more than 2 years of experience in site grading, site drainage, erosion control, hydrology and soils, have inspected the affected areas as shown on the Conditional Use Permit for

\_\_\_\_\_, (PRINT APPLICANT'S NAME)  
Tax Map/Lot # \_\_\_\_\_, located on \_\_\_\_\_ (PRINT ROAD NAME), and hereby certify that the Conditional Use Permit Plan has been complied with and that the affected areas have been adequately and verifiably stabilized.

10. Fees, Application Form and Checklist

- a. A Conditional Use Permit Application shall be accompanied by the appropriate filing fee(s) as listed in the New Boston Planning Board's Rules of Procedure.
- b. All costs of notices, whether mailed or posted, shall be paid in advance by the applicant. Failure to pay costs shall constitute valid grounds for the Board to terminate further consideration and to disapprove the plat without a public hearing.
- c. The Conditional Use Permit Application Form and Checklist can be found in the New Boston Planning Board's Rules of Procedure.

11. Plan Review and Approval

- a. The Planning Board may call for an outside technical review of any Conditional Use Permit Application that is prepared under this Regulation. Such review shall be required for any Conditional Use Permit Application submitted for construction or reconstruction of a street or road. Any such technical review shall be conducted by the Town's Consulting Engineer or other qualified professional consultant, as determined to be appropriate by the Planning Board, at the expense of the applicant.
- b. The Planning Board shall indicate approval of the Conditional Use Permit Application if it complies with the requirements of this Ordinance. If disapproved, a list of the reasons for disapproval shall be stated in the Planning Board records and given to the applicant.

YES [    ]      NO [    ]

### Explanation for Article 2

This article by the Planning Board would replace the existing Conditional Use Permit section in the Wetlands Conservation and Stream Corridor District with a section that brings into one document the requirements for the application and hearing process, the plan preparation process and the inspection and compliance process. It also revises the criteria for issuing Conditional Use Permits in Section 204.6.E.1.

**Article 3.** Are you in favor of the adoption of the following amendment to the existing Town Zoning Ordinance as proposed by the Planning Board?

To amend various existing Sections to refer to the correct names of the Small Scale Planned Commercial District and the Wetlands Conservation and Stream Corridor District, as follows:

## ARTICLE II ESTABLISHMENT OF DISTRICTS AND DISTRICT REGULATIONS

### Section 201 Establishment of Districts

The Town of New Boston hereby is divided into the following districts as shown on the official zoning maps:

IND	Industrial
COM	<u>Small Scale Planned</u> Commercial
R-1	Residential One
R-A	Residential & Agricultural
MHP	Manufactured Housing Park
F-C	Forestry and Conservation (Amended March 13, 2001.)

Within these districts there are also established, as overlays, a Wetlands Conservation and Stream Corridor District, a Groundwater Resource Conservation District, a Floodplain District and a Steep Slopes Conservation District. The underlying permitted uses are allowed provided they meet the additional requirements of Sections 204.6 and the Floodplain Development Ordinance.

### Section 202 Zoning Maps

The districts as established in Section 201 are shown on the map on file in the offices of the Town of New Boston, which map is a part of this ordinance. This map is titled "New Boston, N.H. Zoning Map". The Wetlands Conservation and Stream Corridor District, Groundwater Resource Conservation District and Floodplain District overlay maps, which are considered to be part of the Zoning Map, are also on file in the Town Offices.

### Section 204.2 Small Scale Planned Commercial District

## Objective and Characteristics

The **Small Scale Planned Ceommercial** district shall provide area for shopping facilities, offices, banking facilities and other commercial operations. The area shall provide access, parking, adequate lighting, good design, and similar related items for convenience and safety.

### Section 204.3 "R-1" Residential One

When related to Multi-family dwellings, no structure, unit, septic tank, leach field or connecting piping or associated appurtenances shall be constructed within one hundred fifty feet (150') of a body of water, or a wetland as defined in the Wetlands Conservation **and Stream Corridor** District to be poorly and very poorly drained soils associated with marshes, ponds, bogs, lakes, streams and rivers.

### Section 204.5 "MHP" Manufactured Housing Parks

- I. Each manufactured housing space shall have an attachment for sewage disposal. The method of sewage disposal must be in compliance with all local and state regulations. However, it shall not be located on the manufactured housing space or on any adjacent manufactured housing space. Lots containing sewage disposal systems shall not be considered as part of the open space requirement. No structure, manufactured housing unit, septic tank, leach field or connecting piping or associated appurtenances shall be constructed within one hundred fifty feet (150') of a body of water, or wetland as defined in the Wetlands Conservation **and Stream Corridor** District to be poorly or very poorly drained soils associated with marshes, ponds, bogs, lakes, streams and rivers.

## **ARTICLE VI            DEFINITIONS**

### Section 602    Term Definitions

**Lot**: A lot is a parcel of land occupied or to be occupied by only one main building and use and the accessory buildings or uses customarily incidental to it, except in the **Small Scale Planned Ceommercial D**istrict under the provisions of Section 204.2. A lot shall be of sufficient size to meet minimum zoning requirements for use, coverage and area, and to provide such yards and other open spaces as are herein required.

YES [    ]            NO [    ]

**Explanation for Article 3.** In 2007, the "Wetlands Conservation District" was renamed the "Wetlands Conservation and Stream Corridor District". In 2010, the "Commercial District" was renamed the "Small Scale Planned Commercial District". The housekeeping article by the Planning Board this year would correct a few places in the Zoning Ordinance where the names of these districts were inadvertently not updated at the times the districts were renamed.

**Article 4.** Are you in favor of the adoption of the following amendment to the existing Town Zoning Ordinance as proposed by the Planning Board?

To amend the New Boston Zoning Ordinance, Article VI, Definitions, Section 602, Term Definitions, as follows:

## **ARTICLE VI            DEFINITIONS**

### **Section 602    Term Definitions**

Add a definition of Yard Sale, as follows:

Yard Sale:     The display and sale of excess items originating from a family at a residence. More than four such sales within any consecutive 12 month period or such sales that include items purchased specifically for such a sale, shall be considered a Home Business and must comply with Section 319 of this Ordinance. Other terms to describe such sales are garage, lawn, barn, tag, and attic sales which shall have the same meaning.

YES [    ]        NO [    ]

**Explanation for Article 4.** This article by the Planning Board based on input from the Building Inspector/Code Enforcement Officer would add a definition of Yard Sale to the Zoning Ordinance which would specify what does and does not qualify as a yard sale and what would cause any such sales to need to be considered a Home Business.

Town of New Boston Municipal Warrant

**Article 5** To see if the Town will vote to raise and appropriate the sum of **nine hundred thousand dollars (\$900,000)** for the purchase of land and buildings located on Map 6, Lot 40 (51.84 Acres) and Map 6, Lot 45 (109.760 Acres) and furthermore to authorize the issuance of not more than **eight hundred thousand dollars (\$800,000)** in bonds or notes in accordance with the provisions of the Municipal Finance Act RSA Chapter 33; and to authorize the Selectmen to issue and negotiate such bonds or notes and determine the rate of interest thereon; furthermore to authorize the withdrawal of **one hundred thousand dollars (\$100,000)** from the Conservation Commission to be applied to this purchase and furthermore to raise and appropriate an additional sum of **thirty two thousand dollars (\$32,000)** for the legal, engineering and site preparation fees. **3/5<sup>th</sup> majority vote required for passage. (Selectmen and Finance Committee recommend 5-2)**

**Explanation for Article 5:** This land is available now in a down market and is centrally located and easily accessed. Although there is currently no immediate plan for its use, New Boston will need land for the future use and this is an excellent location to have available as these needs arise. The town is growing. A build-out study done in New Boston's Master Plan projects that the population could more than double in the future (7,000 TO 8,000) and with growth comes the requirement for new or expanded services. This project would resolve many of the Town's future land requirements in a single acquisition.

**Article 6** To see if the Town will vote to raise and appropriate as an **operating budget** not including appropriations by special warrant articles and other appropriations voted separately, the amounts set forth on the budget posted with the warrant or as amended by vote of the first session, for the purposes set forth therein, totaling **four million, two hundred twenty three thousand, two hundred ninety dollars (\$4,223,290)**. Should this article be defeated, the default budget shall be **four million one hundred thirty thousand, five hundred forty eight dollars (\$4,130,548)** which is the same as last year, with certain adjustments required by previous action of the Town of New Boston or by law, or the governing body may hold one special meeting, in accordance with RSA 40:13, X and XVI, to take up the issue of a revised operating budget only. This operating budget article doesn't contain appropriations contained in any other articles. **(Majority Vote Required) (Selectmen & Finance Committee recommend 7-0)**

**Explanation for Article 6:** The operating budget includes routine, and for the most part, recurring expenses related to staffing (including salaries and benefits), supplies, utilities, vehicles, maintenance, repairs, and the like required for the day-to-day operation of the town departments.

**Article 7** To see if the Town will vote to raise and appropriate **one hundred thousand dollars (\$100,000)** to be placed in the existing **Fire Department Vehicle Capital Reserve Fund**. **(Selectmen & Finance Committee recommend 7-0)**

**Explanation of Article 7:** Based on the replacement cost of each vehicle and the year of replacement or refurbishment, \$100,000 must be allotted to the fund each year to ensure sufficient money is available at the time of scheduled replacement/refurbishment. The department has 6 trucks with a life expectancy of between 15-30 years.

**Article 8** To see if the Town will vote to raise and appropriate **fifteen thousand dollars (\$15,000)** for the purchase of a pre-owned 1994 Spartan Diamond MFD/3D four-door pumper for the New Boston Fire Department. **(Selectmen and Finance Committee recommend 7-0)**

**Explanation for Article 8:** This warrant article centers around the objective to position the Hilltop Station to be in compliance with the ISO regulations pertaining to fire protection classifications of surrounding New Boston homes. This purchase will provide a Class A Pumper for the protection of the East side of town where it's perceived to be the most likely section to experience a surge in growth.

**Article 9** To see if the Town will vote to raise and appropriate **five thousand dollars (\$5,000)** to be placed in the existing **Transfer Station Machinery and Equipment Expendable Trust**. **(Selectmen & Finance Committee recommend 7-0)**

**Explanation for Article 9:** The Transfer Station has around fifteen items that are valued in the \$6,000 - \$20,000 range. Rather than carrying a contingency amount in the operating budget annually to fund a repair or a replacement, the expendable trust approach allows money to be set aside and used only when needed and for only the purpose identified. It would be used for specific unforeseen events that are too large for the operating budget to absorb when not expected and funded. If it is known at budget time that an expense of this nature will be required in the coming year, it will be brought to voters for approval. But should something happen unexpectedly mid-year, this fund could cover the expense. The goal is to set aside \$5,000 this year, capping the fund at \$15,000. The fund now has \$10,000. The Board of selectmen are agents for this fund.

**Article 10** To see if the Town will vote to raise and appropriate **forty-five thousand dollars (\$45,000)** to fund the final payment to purchase the **Transfer Station Trailer** to be used for compacting and hauling waste to the incineration/landfill facility under contract to the Town and to meet the quality standards set forth by the Selectmen and Department Manager. This is a non-lapsing appropriation per RSA 32:7, VI and will not lapse until the purchase is completed or by December 31, 2014. **(Selectmen and Finance Committee recommend 7-0)**

**Explanation for Article 10:** The current trailer that is used to move refuse from the transfer station needs to be replaced in 2013 as reported in the 2013 Capital Improvements Plan (CIP). There is an abundant amount of rust on the trailer. The plan is to replace it with a new trailer with \$40,000 raised last year and the balance of \$45,000 raised this year for a total cost of \$85,000.

**Article 11** To see if the Town will vote to raise and appropriate **seventy thousand dollars (\$70,000)** to be placed in the existing **Highway Truck Capital Reserve Fund**. **(Selectmen & Finance Committee recommend 7-0)**

**Explanation for Article 11:** The Highway Truck Capital Reserve Fund covers the replacement of a small dump truck plus the three regular six wheelers and one 10-wheel dump. The smaller truck has a life expectancy of 10 years and the larger trucks 15 years plus. If prudent, a replaced truck may be kept off line for back up and to plow snow.

**Article 12** To see if the Town will vote to raise and appropriate the sum of **sixty eight thousand dollars (\$68,000)** for the purchase of two pre-owned six wheel 2007 International 4300 Workstar dump trucks for the New Boston Highway Department and furthermore to authorize the Selectmen to withdraw **sixty eight thousand dollars (\$68,000)** from the Highway Truck Capital Reserve Fund created for this purpose. Said trucks are also equipped with front and wing plows and universal sander bodies. **(Selectmen & Finance Committee recommend 7-0)**

**Explanation for Article 12:** The New Boston Road Agent became aware of the 2013 availability of the two trucks. The Selectmen and Finance Committee were convinced that this purchase was an opportunity to upgrade the fleet for a very low cost. The Selectmen and Finance Committee saw this as a great window of opportunity to make the purchase and use the funds

from the Capital Reserve account for this purpose. This will not have any effect on the 2013 tax rate.

**Article 13** To see if the Town will vote to raise and appropriate **fifty thousand dollars (\$50,000)** to be placed in the existing **Highway Heavy Equipment Capital Reserve Fund**. (Selectmen & Finance Committee recommend 7-0)

**Explanation for Article 13:** This fund allows for the replacement of the loader, grader, and the backhoe on a 12-15 year replacement cycle.

**Article 14** To see if the Town will vote to raise and appropriate the sum of **eighty five thousand dollars (\$85,000)** for the purpose of continuing **improvements on Old Coach Road**. This is a non-lapsing appropriation and will not lapse until the project is complete or until December 31, 2014, whichever comes first. (Selectmen and Finance Committee recommend 7-0)

**Explanation for Article 14:** This year's request is an ongoing effort to continue repairing Old Coach Road from the highway garage to Town Farm Road to make it safer and also meet the standards as prescribed by the Road Agent.

**Article 15** To see if the Town will vote to raise and appropriate the sum of **one hundred thirty thousand dollars (\$130,000)** for the purpose of repairing the Hilldale Lane Bridge and furthermore to authorize the Selectmen to withdraw **one hundred thirty thousand dollars (\$130,000)** from the **Town Bridge Repair/Replacement Capital Reserve Fund** created for that purpose. (Selectmen and Finance Committee recommend 7-0)

**Explanation for Article 15:** The funds in the Town Bridge Repair/Replacement Capital Reserve Fund were set aside specifically for future bridge repairs and replacements. The CIP has scheduled funding of the work for the Hilldale Lane Bridge to commence in 2013.

**Article 16** To see if the Town will vote to raise and appropriate **forty thousand dollars (\$40,000)** to be added to the existing **Town Bridge Repair/Replacement Capital Reserve Fund**. (Selectmen and Finance Committee recommend 7-0)

**Explanation of Article 16:** The funding under this Warrant Article is consistent with the CIP recommendation and scheduling for bridge repair and replacement projects. In order to keep up with the high cost of bridge repairs in the future, the Road Agent has a long term plan for the future upkeep, construction. In order not to spike the appropriation for some years, the CIP Committee spread the Capital Reserve funding to be consistent each year.

**Article 17** To see if the town will vote to raise and appropriate **thirty thousand dollars (\$30,000)** to be placed in the already established **Riverdale Road Bridge Capital Reserve Fund**. (Selectmen and Finance Committee recommend 7-0)

**Explanation for article 17:** This bridge consists of a large metal culvert pipe that is rusting at the sides. State aid will be available in 2014 for its replacement with a true bridge rather than a



culvert pipe. In the meantime, the Town must set aside funds so we will have our 20% share in hand by then. Once the final installment of Town funds is in place we can request an inspection by NHDOT and they will prepare an estimate. It is expected the cost will be over \$1,000,000 due to the design and environmental standards of today.

**Article 18** To see if the Town will vote to raise and appropriate the sum of **twenty thousand dollars (\$20,000)** to be added to the **Revaluation Capital Reserve Fund** to be used for the 2016 town wide revaluation. **(Selectmen and Finance Committee recommend 7-0)**

**Explanation for Article 18:** State Law requires the Town to undertake a complete revaluation or update every five years. In order to alleviate a large appropriation request of \$80,000 for the scheduled update in 2016, it is more prudent to raise funds in annual increments.

**Article 19:** To transact any other business that may legally come before this meeting.